

128624

Recording requested by:

And when recorded, mail to:

City of Riverside  
Public Works Department  
3900 Main Street  
Riverside, CA 92522

RECEIVED FOR RECORD

AT 9:00 O'CLOCK A.M.

At Request of  
FIRST AMERICAN TITLE COMPANY

OF RIVERSIDE

Book 1981, Page

128624

JUL - 8 1981

Recorded in Official Records  
of Riverside County, California

D. J. S. Recorder  
FEES \$ 0

This space for Recorder's use

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE

CERTIFICATE OF COMPLIANCE  
(Waiver of Parcel Map PMW-74-801 )

Property Owner(s): JULIAN A. MOSS, and BERNICE O. MOSS

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on June 4, 1981, a waiver of parcel map for a lot line adjustment was granted for the following described real property located in the City of Riverside, County of Riverside, State of California, which property thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

SEE ATTACHED DESCRIPTION

This action does not supersede, modify or affect any requirement of provisions of the Riverside Municipal Code pertaining to building or zoning regulations.

PLANNING COMMISSION OF THE  
CITY OF RIVERSIDE

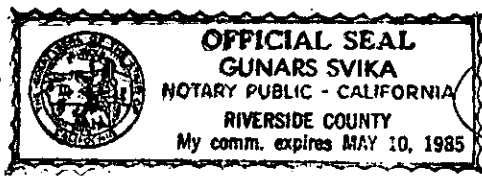
MERLE G. GARDNER  
PLANNING DIRECTOR

By Robert C. Mease  
ROBERT C. MEASE  
PRINCIPAL PLANNER

Dated: July 7, 1981

STATE OF CALIFORNIA)  
) ss.  
COUNTY OF RIVERSIDE)

On July 7, 1981, before me, the undersigned, a Notary Public in and for said County and State, personally appeared ROBERT C. MEASE, known to me to be the Principal Planner of the City of Riverside and known to me to be the person who executed the within instrument on behalf of the Planning Commission of the City of Riverside, and acknowledged to me that said Planning Commission executed the same.



Gunars Svika  
Notary Public in and for said County and State

Those portions of Parcel 1 of Parcel Map 7179 as shown by map on file in Book 22 of Parcel Maps, at Page 31 thereof, and Lot 27 of the Alamo Tract as shown by map on file in Book 9 of Maps, at Page 5 thereof, both records of Riverside County, California; described as follows:

BEGINNING at the northeast corner of said Parcel 1, also being the most northerly corner of said Lot 27;

THENCE North  $60^{\circ} 57' 00''$  West, along the northeasterly line of said Parcel 1, a distance of 3.70 feet;

THENCE South  $29^{\circ} 03' 00''$  West, a distance of 183.00 feet;

THENCE South  $61^{\circ} 05' 20''$  East, a distance of 73.71 feet to a point on the southeasterly line of that certain parcel of land as conveyed to J.A. Moss and Bernice O. Moss by deed recorded March 17, 1976 as Instrument No. 34724, Official Records of Riverside County, California;

THENCE North  $29^{\circ} 03' 00''$  East, along said southeasterly line, a distance of 181.69 feet to the most easterly corner of said parcel of land as conveyed to J.A. Moss, et ux., said corner being in the northeasterly line of said Lot 27;

THENCE North  $60^{\circ} 57' 00''$  West, along the northeasterly line of said parcel of land conveyed to J.A. Moss, et ux., also being the northeasterly line of said Lot 27, a distance of 70.00 feet to the point of beginning.

The above described parcel of land contains 0.31 acres, more or less.

DESCRIPTION APPROVAL  
by *George Hutchinson* 7/7/81 by *DRF*  
Surveyor

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**FIRST AMERICAN TITLE COMPANY**  
**OF RIVERSIDE**

Book 1981, Page 128623

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Deputy District Recorder

\$ 533.33

This space for Recorder's use

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CITY OF RIVERSIDE

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PLANNING COMMISSION OF THE  
CITY OF RIVERSIDE

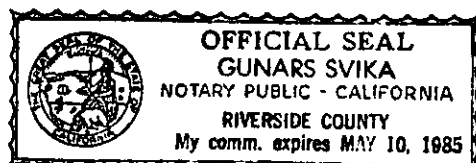
MERLE G. GARDNER  
PLANNING DIRECTOR

Dated: July 7, 1981

By Robert C. Mease  
ROBERT C. MEASE  
PRINCIPAL PLANNER

STATE OF CALIFORNIA)  
 ) ss.  
COUNTY OF RIVERSIDE)

On July 7, 1981, before me, the undersigned, a Notary Public in and for said County and State, personally appeared ROBERT C. MEASE, known to me to be the Principal Planner of the City of Riverside and known to me to be the person who executed the within instrument on behalf of the Planning Commission of the City of Riverside, and acknowledged to me that said Planning Commission executed the same.



Notary Public in and for said County and State

That portion of Parcel 1 of Parcel Map 7179 as shown by map on file in Book 22 of Parcel Maps, at Page 31 thereof, and Lot 27 of the Alamo Tract as shown by map on file in Book 9 of Maps, at Page 5 thereof, both records of Riverside County, California; described as follows:

BEGINNING at the northeast corner of said Parcel 1, also being the most northerly corner of said Lot 27;

THENCE North  $60^{\circ} 57' 00''$  West, along the northeasterly line of said Parcel 1, a distance of 3.70 feet;

THENCE South  $29^{\circ} 03' 00''$  West, a distance of 183.00 feet;

THENCE South  $61^{\circ} 05' 20''$  East, a distance of 73.71 feet to a point on the southeasterly line of that certain parcel of land as conveyed to J.A. Moss and Bernice O. Moss by deed recorded March 17, 1976 as Instrument No. 34724, Official Records of Riverside County, California;

THENCE South  $29^{\circ} 03' 00''$  West, along said southeasterly line, a distance of 6.84 feet to the easterly line of said Parcel 1;

THENCE South  $01^{\circ} 48' 00''$  East, a distance of 282.25 feet;

THENCE South  $29^{\circ} 03' 00''$  West, a distance of 114.00 feet;

THENCE South  $21^{\circ} 03' 00''$  West, a distance of 255.90 feet;

THENCE South  $58^{\circ} 33' 00''$  West, a distance of 570.74 feet to the most southerly corner of said Parcel 1;

The preceding four (4) courses are along the easterly and southeasterly lines of said Parcel 1;

THENCE North  $60^{\circ} 57' 00''$  West, along the southwesterly line of said Parcel 1, a distance of 360.74 feet to the most westerly corner thereof;

THENCE Northeasterly along the northwesterly line of said Parcel 1 on a non-tangent curve concave northwesterly, having a radius of 6080.00 feet, through an angle of  $08^{\circ} 59' 48''$ , an arc length of 954.69 feet (the initial radial line bears South  $48^{\circ} 55' 52''$  East);

THENCE North  $32^{\circ} 04' 20''$  East, continuing along said northwesterly line, a distance of 377.47 feet to the most northerly corner thereof;

THENCE Southerly on a curve concave easterly, having a radius of 47.00 feet, through a central angle of  $110^{\circ} 37' 22''$ , an arc length of 90.74 feet;

THENCE South  $78^{\circ} 33' 02''$  East, a distance of 50.00 feet;

THENCE Easterly on a curve concave southerly, having a radius of 100.00 feet, through a central angle of  $17^{\circ} 36' 02''$ , an arc length of 30.72 feet;

THENCE South  $60^{\circ} 57' 00''$  East, a distance of 103.95 feet to the point of beginning.

The preceding four (4) courses are along the northeasterly line of said Parcel 1.

The above described parcel of land contains 12.85 acres, more or less.

DESCRIPTION APPROVAL  
by George P. Hutchinson 7, 7, 8, 1 by del